

TOWN OF DAVIE TOWN COUNCIL AGENDA REPORT

TO: Mayor and Councilmembers

FROM/PHONE: Mark A. Kutney, AICP (797-1101)

SUBJECT: Temporary Use Permit

TU 1-1-01, 8944 State Road 84, Generally located in the southwest corner of State Road 84 and Pine Island Road.

TITLE OF AGENDA ITEM:

Temporary Use Permit for Expo-Home Depot Tent Sale

REPORT IN BRIEF:

The applicant is requesting the approval to erect a 4800 square-foot tent in the parking lot aisle adjacent to the front entry of the Expo Home Depot store at Pine Island Shopping Plaza. The purpose is to stage a nine (9) day carpet tent sale event running between April 21st through April 29th. The event will be limited to the operating hours of Monday through Friday from 10:00AM until 8:00PM, Saturday from 10:00AM until 7:00PM, and Sunday from 11:00 AM until 6:00PM.

The temporary use permit is to specifically approve the limitation of the Carpet Sale Event to twelve (12) days. This will provide for two days to set-up the tent, nine (9) day sale event, and one (1) day to take down the tent. Upon an inspection made of the site, it is staff's opinion that the amount of time being requested will not adversely effect regular shopping center business provided that the duration not extend beyond the twelve day period. The tent will be located in the east half of the drive aisle and will occupy approximately 28 parking spaces. The handicapped parking reflected on the site will not be obstructed. Barricades will be placed approximately 12 feet from the west side of the tent and at the east entrance to the drive aisle. The tent and tie-downs will be contained within the drive aisle.

PREVIOUS ACTIONS: None

CONCURRENCES: The Development Review Committee, including the Fire and Police Departments, have reviewed the subject request and have recommended approval.

FISCAL IMPACT: None

RECOMMENDATION(S): Motion to approve, for a period not to exceed 12 days commencing April 18, 2001 and ending April 29, 2001.

Attachment(s): Justification letter, Proposed Site Plan, Subject Site Map

4/16/2001

To: Davie Town Council Members

From: Brian Lee, Asst. Store Manager, Expo Design Center

RE: Temporary Use Permit. (Revised)

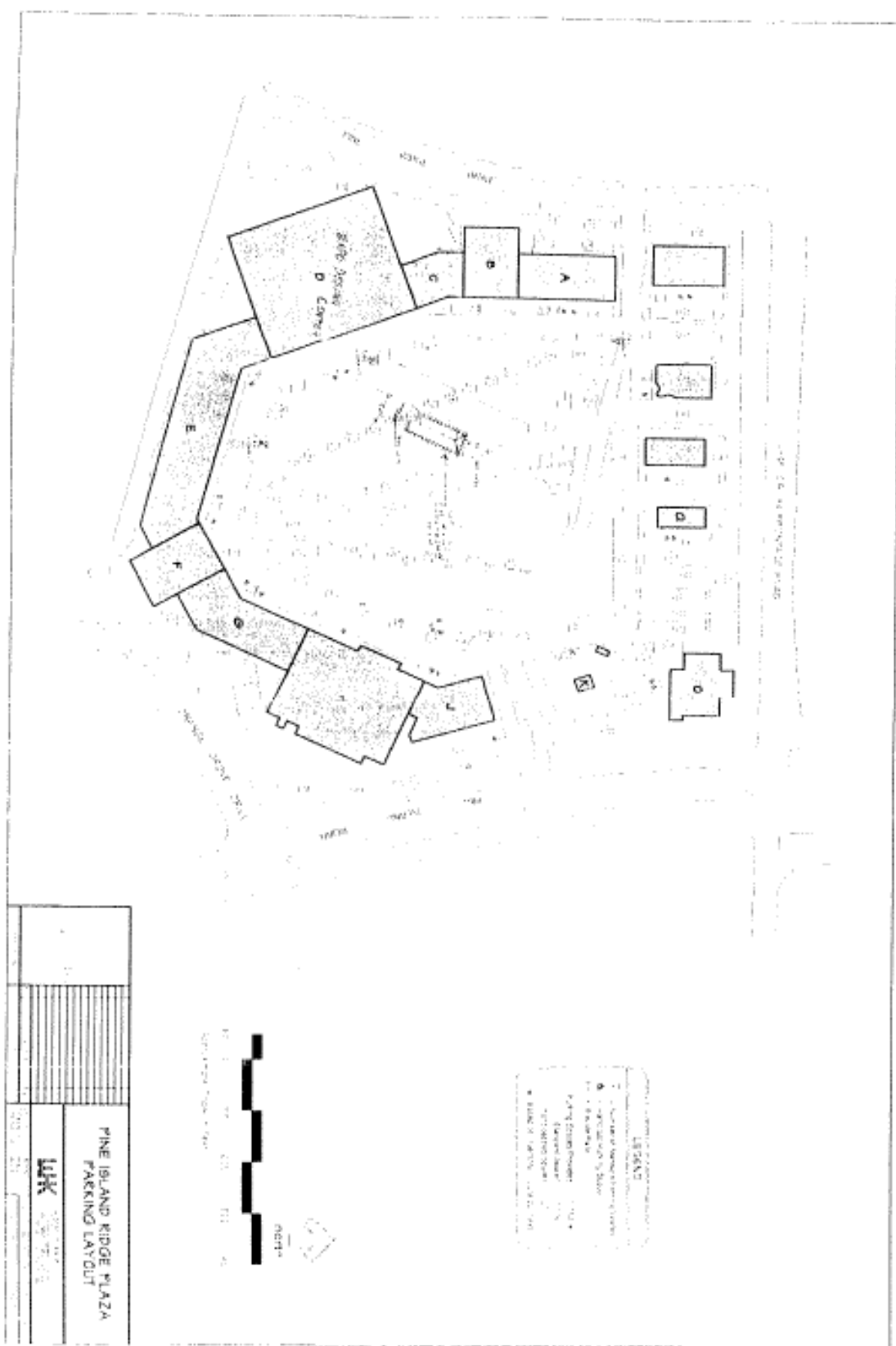
Council Members,

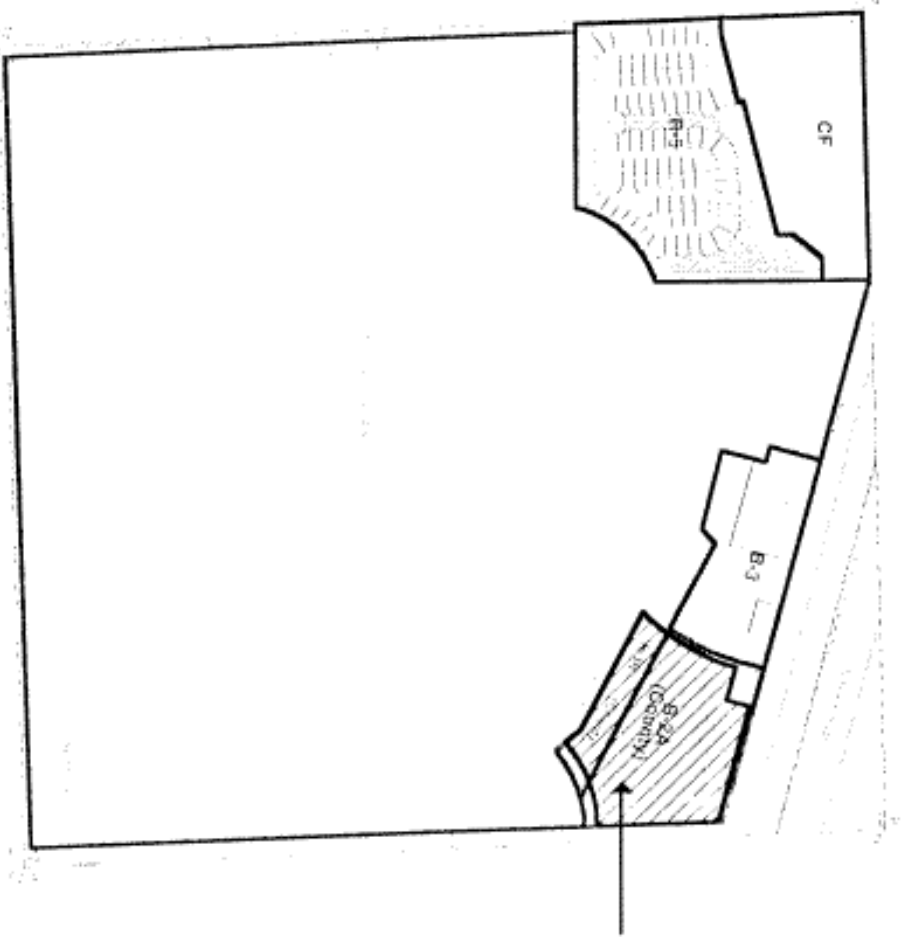
The following is answers to questions raised by various departments within the Town of Davie in regard to Expo's request to stage a tent sale event in the parking lot of our location in the Pine Island Shopping Plaza

1. The dates of the event will be as follows: Tent set up will take place on Wednesday April 18, 2001. Inventory will arrive Thursday April 19 and will be arranged inside the tent on that day and the following. The actual sale event will begin Saturday April 21 and run through Sunday April 29. The inventory that has not been sold will be shipped back on Monday April 30 and the tent will be broken down and removed that same day. Sale hours will be Saturday from 9:00 a.m. until 8:00 p.m., Sunday from 11:00 A.M. until 6:00 P.M. and Monday through Friday from 10:00 A.M. until 9:00 P.M.
2. The operating hours of other tenants in the plaza are Monday through Saturday from 6:00 A.M. until 11:00 P.M. and Sunday from 6:00 A.M. until 10:00 P.M.
3. No merchandise will be displayed outside the tent itself
4. Platforms for the rugs to be sold will be constructed of 3/4 inch plywood resting on concrete block supports. A drawing has been submitted.
5. The merchandise to be displayed for sale will consist of 100% wool area rugs. 100% wool is well recognized as naturally flame retardant and releases no harmful gases if burned.
6. Fire hydrants most closely located to the tent site are marked and noted on the parking lot site plan which has been submitted

7. A Certification of Flammability and sample of the tenting material has been submitted
8. There will be no blockage of any handicapped parking with this event.
9. Emergency lighting and exit signs with battery packs along with fire extinguishers will be placed at both entrances and exits.
10. All electrical wiring is to be suspended well above the sales area. A drawing from our electrical contractor has been provided.
11. Separation between tent posts and tie downs will exceed the 2.5 feet minimum required as illustrated in the drawing detail submitted.
12. Barricades only will be used in those areas surrounding the tent area to be located 12 feet west of and 12 feet east of the tent.
13. The sides of the tent will be open or closed during operating hours weather depending and closed and tied down during non business hours.
14. Security during non business hours will be provided at our expense by Security Service of America.
15. There will be no disruption of non event traffic either to and from the shopping plaza or on surrounding streets.
16. The tent interior is essentially wide open and the displays will no more than approx. 40 inches high. Visibility from one end of the tent interior to the other will be completely unimpeded.
17. No money will be handled or stored inside the tent. All sales transactions will take place inside our store.

Ladies and Gentlemen of the Town government I hope my responses to your questions will meet your approval. We at the Expo Design Center believe in a strong partnership with the Town of Davie and hope this event will be a success for our company and the town.





SUBJECT SITE



BASE MAP
THE TOWN OF DAVIE

17 50 41

